

York County Route 17 Property Improvement Grant Program Guidelines

Program Purpose and Goals

The purpose of the Property Improvement Grant Program is to encourage enhancements to existing commercial properties along the Route 17 Corridor that will improve the economic viability of commercial enterprise from a functional and aesthetic perspective.

The goals of the project include:

- To stimulate additional investments in properties along Route 17;
- To enhance the appearance and economic viability of participating individual businesses;
- To enhance the appearance and economic viability of the Route 17 Corridor as a whole.

Program Implementation

The York County Industrial Development Authority and the Route 17 Revitalization Committee will jointly administer the program. Applications will be available at the York County Office of Economic Development, located in Yorktown at 224 Ballard Street. Electronic copies of Property Improvement Grant Program applications may also be obtained by an email request to econdev@yorkcounty.gov. or downloaded from the County's web site www.yorkcounty.gov.

The applicant must be a property owner or tenant of a business on Route 17. The subject property must have frontage on Route 17 in York County. Properties with buildings that are highly visible from Route 17 will also be considered on a case-by-case basis. A tenant must have the property owner's signed permission. Applications must include:

- Written summary of the proposed work;
- Photographs clearly showing existing conditions to be improved upon;
- Design plan for applicable improvement(s);
- Exact samples of any paint or colors to be used;
- Cost estimate

Program applications will be reviewed and approved by the Route 17 Revitalization Program Review Committee. If approved, completion of the project must occur within 12 months of approval date to obtain grant reimbursement. Applications will be considered on a rolling basis and grants will be administered as long as funds remain available. The Industrial Development Authority has appropriated \$250,000 for the program in FY2004/05.

Property Improvement Grants

The Property Improvement Grant Program will provide property owners along the Route 17 Corridor with matching grants of up to \$20,000 or 50% of the total cost of improvement, whichever is less.

Qualifying Improvements

Grants are generally available to exterior, façade and site enhancements and other aesthetic improvements. Allowable improvements include, but are not necessarily limited to:

- Façade rehabilitation and renovation: corrective maintenance, painting, roofing, siding, windows, doors, shutters, canopies, awnings, and other structural changes intended to improve the appearance and usefulness of the structure.
- Sign improvement: new or renovated signage. Preference will be given to grant requests that reduce the total amount of signage and to the establishment or renovation of ground mounted monument signs.
- General property improvement: Installation of landscape improvements such as retaining walls, steps, and plantings; repair or installation of improved exterior lighting; improvements to or construction of entrances, sidewalks, and parking areas. Preference will be given to grant requests that implement the landscape plan prepared by the IDA's consultant, and to entrance improvements that comply with VDOT's entrance closure plan.
- Demolition

Technical Assistance

Architectural/Landscaping design consultation can be made available through the services of the Industrial Development Authority's consultants at no charge to the business owner/tenant. Landscaping designs that adhere to the existing or planned landscaping for the Route 17 median will be given preference.

Selection Criteria

A grant application will be reviewed according to the following general criteria:

- Aesthetic quality of the project and its design;
- Visual prominence and potential impact on attractiveness of the Route 17 Corridor;
- Conformance of the project to corridor objectives, such as landscape coordination with median improvements, VDOT entrance closure plans, reduced or ground mounted signage, and improvements in accordance with the Route 17 Cox Study.

Procedures for Payment

Grants will be awarded to the applicant upon satisfactory completion of the project in accordance with the terms originally approved in the program application. The applicant must submit copies of invoices, an itemized statement of the total cost of the project and copies of all required federal, state and local permits. The Industrial Development Authority will make payment to the applicant.

Contact Information

York County Office of Economic Development
 224 Ballard Street
 Yorktown, Virginia 23692
 Phone: 757-898-3317
 Toll-free: 1-888-296-7582
 Email: econdev@yorkcounty.gov
 Web: www.yorkcounty.gov